



U.S. Department of Justice
Office of the United States Trustee
Region 2

Eastern District of New York

IN RE: } CHAPTER 11
PARK MONROE HOUSING DEVELOPMENT }
FUND CORPORATION, } CASE NO. 19-40280 (CEC)
DEBTOR. }

NORTHEAST BROOKLYN PARTNERSHIP'S POST-CONFIRMATION
MONTHLY OPERATING REPORT
FOR THE PERIOD

FROM 12/1/2019 TO 12/31/2019

Comes now the above-named debtor and files its Post-Confirmation Monthly Operating Report in accordance with the Guidelines established by the United States Trustee and FRBP 2015.

In accordance with 28 U.S.C. Section 1746, I declare under penalty of perjury that I have examined the information contained in this report and it is true and correct to the best of my knowledge.

Signed: *Nathaniel Montgomery*
Nathaniel Montgomery
Print Name

Date: 1/20/2020

Authorization Signatory
Title

Debtor's Address
and Phone Number:

132 Ralph Avenue
Brooklyn, NY 11233
Tel. 718-453-9490

Attorney's Address
and Phone Number:

Allen G. Kadish
630 Third Avenue
New York, NY 10017
Bar No. 2235315
Tel. (212) 682-4940

Note: The original Monthly Operating Report is to be filed with the Court and a copy simultaneously provided to the United States Trustee. Monthly Operating Reports must be filed by the 20th day of the following month.

**MONTHLY OPERATING REPORT -
POST CONFIRMATION**

ATTACHMENT NO. 1

QUESTIONNAIRE

	YES*	NO
1. Have any assets been sold or transferred outside the normal course of business, or outside the Plan of Reorganization during this reporting period?		
2. Are any post-confirmation sales or payroll taxes past due?		
3. Are any amounts owed to post-confirmation creditors/vendors over 90 days delinquent?		
4. Is the Debtor current on all post-confirmation plan payments?		

*If the answer to any of the above questions is "YES," provide a detailed explanation of each item on a separate sheet.

INSURANCE INFORMATION

	YES	NO*
1. Are real and personal property, vehicle/auto, general liability, fire, theft, worker's compensation, and other necessary insurance coverages in effect?	X	
2. Are all premium payments current?	X	

*If the answer to any of the above questions is "NO," provide a detailed explanation of each item on a separate sheet.

CONFIRMATION OF INSURANCE

TYPE of POLICY and CARRIER	Period of Coverage	Payment Amount and Frequency	Delinquency Amount
Liability Policy Endurance Amercian Insurance Company	4/20/2019 4/20/2020	6,459.44 monthly	\$0

DESCRIBE PERTINENT DEVELOPMENTS, EVENTS, AND MATTERS DURING THIS REPORTING PERIOD:

Estimated Date of Filing the Application for Final Decree: _____

**MONTHLY OPERATING REPORT -
POST CONFIRMATION****ATTACHMENT NO. 2****CHAPTER 11 POST-CONFIRMATION
SCHEDULE OF RECEIPTS AND DISBURSEMENTS**

Case Name:	Park Monroe Housing Development Fund Corporation, et al.
	Debtor: Northeast Brooklyn Partnership
Case Number:	19-40820 (CEC)
Date of Plan Confirmation:	12/13/2019

All items must be answered. Any which do not apply should be answered "none" or "N/A".

	Monthly	Post Confirmation Total
1. CASH (Beginning of Period)	\$ 3,540.47	\$
2. INCOME or RECEIPTS during the Period	\$ 4,314,371.61	\$
3. DISBURSEMENTS		
a. Operating Expenses (Fees/Taxes):		
(i) U.S. Trustee Quarterly Fees	\$ 44,325.00	\$
(ii) Federal Taxes		
(iii) State Taxes		
(iv) Other Taxes		
b. All Other Operating Expenses:	\$ 11,049.70	\$
c. Plan Payments:*		
(i) Administrative Claims	\$ 391,783.05	\$
(ii) Class One		
(iii) Class Two	3,528,305.61	
(iv) Class Three	328,187.32	
(v) Class Four	12,407.24	
(Attach additional pages as needed)		
Total Disbursements (Operating & Plan)	\$ 4,316,057.92	\$
1. CASH (End of Period)	\$ 1,854.16	\$

* This includes any and all disbursements made under the plan of reorganization or in the ordinary course of the reorganized debtor's post-confirmation business, whether the disbursements are made through a trust, by a third party, or by the reorganized debtor.

**MONTHLY OPERATING REPORT -
POST CONFIRMATION**

ATTACHMENT NO. 3

**CHAPTER 11 POST-CONFIRMATION
BANK ACCOUNT RECONCILIATIONS**

Bank Account Information	Account #1	Account #2	Account #3	Account #4
Name of Bank:	Capital One Bank	Capital One Bank		
Account Number:	[REDACTED] 1398	[REDACTED] 1389		
Purpose of Account (Operating/Payroll/Tax)	Operating	Utility		
Type of Account (e.g. checking)	Checking	Checking		
1. Balance per Bank Statement	\$ 1,854.16	\$ 4,675.00		
2. ADD: Deposits not credited	\$ 1,368.82	\$ -		
3. SUBTRACT: Outstanding Checks	\$ 6,459.44	\$ -		
4. Other Reconciling Items				
5. Month End Balance (Must Agree with Books)	\$ 1,854.16	\$ 4,675.00		

Note: Attach copy of each bank statement and bank reconciliation.

Investment Account Information	Date of Purchase	Type of Instrument	Purchase Price	Current Value
Bank / Account Name / Number				

Note: Attach copy of each investment account statement.

MONTHLY OPERATING REPORT - POST CONFIRMATION

ATTACHMENT NO. 4

CHAPTER 11 POST-CONFIRMATION CASH/DEBIT/CHECK DISBURSEMENTS DETAILS

Name of Bank	
Account Number	
Purpose of Account (Operating/Payroll/Personal)	
Type of Account (e.g., Checking)	

If any checks written this period have not been delivered to the payee, provide details, including the payee, amount, explanation for holding check and anticipated delivery date of check.

In re Northeast Brooklyn Partnership, Chapter 11 Case No. 19-40822
Closing Statement

SOURCES	AMOUNTS
Purchase Price	\$4,300,000.00
Net Credits to Seller	\$5,008.22
TOTAL	\$4,305,008.22

USES	AMOUNTS
Title Company (as per Invoice)	\$298,473.22
Mortgage Payoffs	\$3,528,305.61
Emergency Repair Liens	\$29,714.10
US Trustee Fees	\$44,325.00
Professional Fees*	\$391,783.05
Unsecured Creditors' Claims (6%)	\$12,407.24
TOTAL	\$4,305,008.22

* Paid as per *Order Authorizing the Retention and Employment of Archer & Greiner, P.C. as Counsel* [Docket No. 39] and
Order Granting Final Fee Applications of Professionals for Northeast Brooklyn Partnership, Debtor [Docket No. 231]

ATTACHMENT TO SCHEDULE OF CASH RECEIPTS AND DISBURSEMENTS

Date	Transaction Number	Payee	Amount	Date Cleared
11/18/2019	Check No. 145	Bank Direct Capital	\$6,459.44	12/23/2019
12/05/2019	Check No. 146	Aramark	\$226.20	12/09/2019
12/19/2019	Check No. 147	Eldon Lessie	\$450.00	12/24/2019
12/09/2019	00251335598	National Grid	\$1000.00	12/09/2019
12/09/2019	00251335601	National Grid	\$466.08	12/09/2019
12/09/2019	00264725161	National Grid	\$423.75	12/09/2019
12/09/2019	00264723991	National Grid	\$58.23	12/09/2019
12/12/2019	00251335598	National Grid	\$1242.00	12/12/2019
12/12/2019	00251335601	National Grid	\$724.00	12/12/2019
	TOTAL		\$11,049.70	

NORTHEAST BROOKLYN PARTNERSHIP
DEBTOR-IN-POSSESSION CASE NO 19-40822
EASTERN DISTRICT OF NY
132 RALPH AVE
BROOKLYN NY 11233

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ACCOUNT SUMMARY FOR PERIOD DECEMBER 01, 2019 - DECEMBER 31, 2019

Commercial Checking [REDACTED] 1398		NORTHEAST BROOKLYN PARTNERSHIP	
Previous Balance 11/30/19	\$3,540.47	Number of Days in Cycle	31
8 Deposits/Credits	\$9,363.39	Minimum Balance This Cycle	\$1,124.55
9 Checks/Debits	(\$11,049.70)	Average Collected Balance	\$3,859.49
Service Charges	\$0.00		
Ending Balance 12/31/19	\$1,854.16		

ACCOUNT DETAIL FOR PERIOD DECEMBER 01, 2019 - DECEMBER 31, 2019

Commercial Checking [REDACTED] 1398		NORTHEAST BROOKLYN PARTNERSHIP		
Date	Description	Deposits/Credits	Withdrawals/Debits	Resulting Balance
12/02	ACH deposit Northeasr Brookl Settlement 120219 Northeast Brooklyn Hou 000007XXXXX9993	\$500.00		\$4,040.47
12/04	ACH deposit Northeasr Brookl Settlement 120419 Northeast Brooklyn Hou 000007XXXXX2273	\$689.03		\$4,729.50
12/06	ACH deposit Northeasr Brookl Settlement 120619 Northeast Brooklyn Hou 000007XXXXX6073	\$335.31		\$5,064.81
12/09	ACH deposit Northeasr Brookl Settlement 120919 Northeast Brooklyn Hou 000007XXXXX4033	\$200.00		\$5,264.81
12/09	ACH Withdrawal NATIONAL GRID NY UTILITYPAY 120919 Northeast Brooklyn, L 00251335598		\$1,000.00	\$4,264.81
12/09	ACH Withdrawal NATIONAL GRID NY UTILITYPAY 120919 NORTHEAST BROOKLYN LP 00251335601		\$466.08	\$3,798.73
12/09	ACH Withdrawal NATIONAL GRID NY UTILITYPAY 120919 NORTHEAST BKLYN pship 00264725161		\$423.75	\$3,374.98

Thank you for banking with us.

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CASH MANAGEMENT | CHECKING | MONEY MARKET | CDs | LOANS

NORTHEAST BROOKLYN PARTNERSHIP
DEBTOR-IN-POSSESSION CASE NO 19-40822
EASTERN DISTRICT OF NY

ACCOUNT DETAIL CONTINUED FOR PERIOD DECEMBER 01, 2019 - DECEMBER 31, 2019

Date	Description	Deposits/Credits	Withdrawals/Debits	Resulting Balance
12/09	ACH Withdrawal NATIONAL GRID NY UTILITYPAY 120919 Northeast Brooklyn Psh 00264723991		\$58.23	\$3,316.75
12/09	Check 146		\$226.20	\$3,090.55
12/12	ACH Withdrawal NATIONAL GRID NY UTILITYPAY 121219 Northeast Brooklyn, L 00251335598		\$1,242.00	\$1,848.55
12/12	ACH Withdrawal NATIONAL GRID NY UTILITYPAY 121219 NORTHEAST BROOKLYN LP 00251335601		\$724.00	\$1,124.55
12/13	ACH deposit Northeasr Brookl Settlement 121319 Northeast Brooklyn Hou 000007XXXXX0989	\$2,439.05		\$3,563.60
12/19	TRANSFER DEPOSIT FROM ...1395	\$2,400.00		\$5,963.60
12/19	TRANSFER DEPOSIT FROM ...1392	\$2,200.00		\$8,163.60
12/20	ACH deposit Northeasr Brookl Settlement 122019 Northeast Brooklyn Hou 000007XXXXX4697	\$600.00		\$8,763.60
12/23	Check 145		\$6,459.44	\$2,304.16
12/24	Check 147		\$450.00	\$1,854.16
Total		\$9,363.39		\$11,049.70

	Total For This Period	Total Year-to-Date
Total Overdraft Fees	\$0.00	\$140.00
Total NSF Fees	\$0.00	\$0.00

NORTHEAST BROOKLYN PARTNERSHIP

Commercial Checking [REDACTED] 1398**Checks** * designates gap in check sequence

Check No.	Date	Amount	Check No.	Date	Amount	Check No.	Date	Amount
145	12/23	\$6,459.44	146	12/09	\$226.20	147	12/24	\$450.00

Northeast Brooklyn Partnership

1/9/2020

Bank Reconciliation Report**12/31/2019**

[REDACTED] 1398

Posted by: ebrown on 1/9/2020

Balance Per Bank Statement as of 12/31/2019	1,854.16
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Outstanding Deposits

Deposit Date	Deposit Number	Amount
12/31/2019	72	1,368.82
Plus:	Outstanding Deposits	1,368.82
Outstanding Checks		

Check Date	Check Number	Payee	Amount
12/19/2019	148	bankdir - BankDirect Capital Finance	6,459.44
Less:	Outstanding Checks		6,459.44
	Reconciled Bank Balance		-3,236.46

Balance per GL as of 12/31/2019	-3,236.46
Reconciled Balance Per G/L	-3,236.46

Difference	(Reconciled Bank Balance And Reconciled Balance Per G/L)	0.00
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Northeast Brooklyn Partnership

1/9/2020

Bank Reconciliation Report**12/31/2019**

[REDACTED] 1398

Posted by: ebrown on 1/9/2020

Cleared Items:**Cleared Checks**

Date	Tran #	Notes	Amount	Date Cleared
11/18/2019	145	bankdir - BankDirect Capital Finance	6,459.44	12/31/2019
12/3/2019	12031923991	ngrid - National Grid	58.23	12/31/2019
12/3/2019	12031925161	ngrid - National Grid	423.75	12/31/2019
12/3/2019	12031935601	ngrid - National Grid	466.08	12/31/2019
12/5/2019	146	aramark - ARAMARK	226.20	12/31/2019
12/9/2019	120091935598	ngrid - National Grid	1,000.00	12/31/2019
12/12/2019	12121935598	ngrid - National Grid	1,242.00	12/31/2019
12/12/2019	12121935601	ngrid - National Grid	724.00	12/31/2019
12/19/2019	147	lessie - Eldon V Lessie	450.00	12/31/2019
Total Cleared Checks			<u>11,049.70</u>	

Cleared Deposits

Date	Tran #	Notes	Amount	Date Cleared
11/29/2019	6	:ACH Deposit	500.00	12/31/2019
12/3/2019	68	:CHECKscan Deposit	689.03	12/31/2019
12/5/2019	69	:CHECKscan Deposit	335.31	12/31/2019
12/6/2019	7	:ACH Deposit	200.00	12/31/2019
12/11/2019	70	:CHECKscan Deposit	2,439.05	12/31/2019
12/18/2019	71	:CHECKscan Deposit	600.00	12/31/2019
Total Cleared Deposits			<u>4,763.39</u>	

Cleared Other Items

Date	Tran #	Notes	Amount	Date Cleared
12/19/2019	JE 30246	Loan From Replacement and Operating	4,600.00	12/31/2019
Total Cleared Other Items			<u>4,600.00</u>	



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NORTHEAST BROOKLYN PARTNERSHIP
DEBTOR-IN-POSSESSION CASE NO 19-40822
EASTERN DISTRICT OF NY/UTILITY ACCOUNT
132 RALPH AVE
BROOKLYN NY 11233

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both your business and personal needs.

ACCOUNT SUMMARY FOR PERIOD DECEMBER 01, 2019 - DECEMBER 31, 2019

Commercial Checking [REDACTED] 1389		NORTHEAST BROOKLYN PARTNERSHIP	
Previous Balance 11/30/19	\$4,675.00	Number of Days in Cycle	31
0 Deposits/Credits	\$0.00	Minimum Balance This Cycle	\$4,675.00
0 Checks/Debits	\$0.00	Average Collected Balance	\$4,675.00
Service Charges	\$0.00		
Ending Balance 12/31/19	\$4,675.00		

ACCOUNT DETAIL FOR PERIOD DECEMBER 01, 2019 - DECEMBER 31, 2019

Commercial Checking [REDACTED] 1389		NORTHEAST BROOKLYN PARTNERSHIP		
Date	Description	Deposits/Credits	Withdrawals/Debits	Resulting Balance
12/01				\$4,675.00
No Account Activity this Statement Period				
12/31				\$4,675.00
Total		\$0.00	\$0.00	
No Items Processed				

Thank you for banking with us.

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Northeast Brooklyn Partnership

1/9/2020

Bank Reconciliation Report**12/31/2019**

[REDACTED] 1389

Posted by: ebrown on 1/9/2020

Balance Per Bank Statement as of 12/31/2019	4,675.00
Reconciled Bank Balance	<u>4,675.00</u>
Balance per GL as of 12/31/2019	4,675.00
Reconciled Balance Per G/L	<u>4,675.00</u>
Difference (Reconciled Bank Balance And Reconciled Balance Per G/L)	<u>0.00</u>

Rent Roll with Lease Charges

Northeast Brooklyn, LP
As Of December 01,2018
Property: nor
Brooklyn, NY 11233

Unit	Type	Unit Sq Ft	Name	Lease Type	Move In Date	Lease From	Lease To	Market Rent	Charge Code	Amount	Total Monthly Charges	Resident Deposit	Legal Status
399-1A	nor26w					02/01/2017	01/31/2019		rent				
399-1B	nor26w					05/01/2017	04/30/2018		rent				
399-1C	nor06w					12/17/2017	12/16/2019		rent				
399-2A	nor06w					01/01/2017	12/31/2018		rent				
399-2B	nor26w					12/01/2018	11/30/2019		rent				
399-2C	nor2hw					11/01/2017	10/31/2019		rent				
399-3A	nor1hw					07/01/2018	06/30/2020		rent				
399-3B	nor26w					06/01/2018	05/31/2019		rent				
399-3C	nor2hw					05/01/2017	04/30/2019		rent				
399-4A	nor0hw					11/01/2017	10/31/2018		rent				
399-4B	nor26w					06/01/2018	05/31/2020		rent				
399-4C	nor26w					04/01/2017	03/31/2019		rent				
403-1A	nor16w					02/01/2017	01/31/2019		rent				
403-1B	nor26w												
403-1C	nor1hw					05/01/2017	04/30/2019		rent				
403-1D	nor16w					10/01/2017	09/30/2019		rent				
403-2A	nor36w					06/01/2018	05/31/2020		rent				
403-2B	nor26w					07/01/2017	06/30/2019		rent				
403-2C	nor26w					11/21/2018	11/20/2020		rent				
403-3A	nor36w												
403-3B	nor26w					05/01/2017	04/30/2019		rent				
403-3C	nor26w					04/01/2017	03/31/2019		rent				
403-4A	nor36w					05/01/2017	04/30/2019		rent				
403-4B	nor26w					04/01/2018	03/31/2020		rent				
403-4C	nor26w					02/01/2018	01/31/2019		rent				
409-1A	nor16w					05/01/2017	04/30/2019		rent				
409-2B	nor16w					06/01/2018	05/31/2020		rent				
409-3C	nor16w					06/01/2017	05/31/2019		rent				
671-1A	nor0hw												
671-1B	nor26w					05/01/2018	04/30/2020		rent				
671-2A	nor0hw					11/01/2017	10/31/2019		rent				
671-2B	nor36w					02/01/2018	01/31/2020		rent				
671-3A	nor0hw					10/01/2017	09/30/2019		rent				
671-3B	nor3hw					11/11/2017	11/10/2019		rent				
675-1A	nor0hw					07/01/2018	06/30/2019		rent				
675-1B	nor26w					05/01/2017	04/30/2019		rent				

Rent Roll with Lease Charges

Northeast Brooklyn, LP
As Of December 01,2018
Property: nor
Brooklyn, NY 11233

Unit	Type	Unit Sq Ft	Name	Lease Type	Move In Date	Lease From	Lease To	Market Rent	Charge Code	Amount	Total Monthly Charges	Resident Deposit	Legal Status
675-2A	nor0hw	[REDACTED]	[REDACTED]	[REDACTED]		01/01/2019	12/31/2020	[REDACTED]	rent	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
675-2B	nor36w	[REDACTED]	[REDACTED]	[REDACTED]		03/01/2017	02/28/2019	[REDACTED]	rent	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
675-3A	nor0hw					04/01/2018	03/31/2020	[REDACTED]	rent	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
675-3B	nor36w	[REDACTED]	[REDACTED]	[REDACTED]				[REDACTED]	scrie	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
Total Amount										26,998.41			

Rent Roll with Lease Charges

Northeast Brooklyn, LP

As Of December 01,2018

Property: nor

Brooklyn, NY 11233

Summary of Charges by Charge Code (Current/Notice residents only)

hpd	769.82
rent	26,307.80
scrie	(110.00)
security	30.79
Total	26,998.41

Summary of Lease Types	
N/A	34
Owner	1
Stabilized	2
VACANT	<u>3</u>
	40